



McLean Citizens Association Resolution
Tipmunity Powers
Special Permit 2014-DR-021
Tax Map 30-1 ((33)) 12
June 9, 2014

Whereas, Tipmunity Powers owns a home at 1295 Scotts Run Road in McLean, situated on a 38,512 square foot parcel in the R-1 Residential District; and

Whereas, Mr. Powers is requesting a Special Permit to add an Accessory Dwelling Unit (ADU) to the 3,500 square foot house in which his 72-year old mother would reside; and

Whereas, his mother currently lives in the house in a finished basement that comprises less than 1,000 square feet, and

Whereas, the applicant is adding an oven and stove top to the basement, and it is this modification that converts the basement into a separate dwelling unit and triggers the requirement to obtain an ADU Special Permit, and

Whereas, the ADU would clearly be the subordinate use of the property; and

Whereas, the Special Permit would approve the ADU for a period of 5 years, after which the permit could be extended every 5 years; and

Whereas, when the accessory unit is no longer used or the property is sold, the house would be converted to a single dwelling unit structure; and

Whereas, the neighbors have been notified and have expressed no objections; and

Whereas, the proposed Special Permit use does not contravene the regulations of the Preserve at Scotts Run Home Owners Association, which has chosen not to take a position on the subject application; and

Whereas, the applicant is in compliance with the ADU Additional Standards set forth in the Zoning Ordinance;

Now, therefore, be it resolved that the McLean Citizens Association supports Special Permit 2014-DR-021.

Approved by the MCA Executive Committee on behalf of the Board of Directors on June 9, 2014

McLean Citizens Association, PO Box 273, McLean, Virginia 22102

cc: Fairfax County Board of Zoning Appeals
Tipmunity Powers